



CLAY
TODAY

MONTE VEDRA
Recorder
OF THE
LEADER

CARConnection

CLICK HERE
TO SUBSCRIBE TODAY!

CLASSIFIEDS

BLOGS

eBOOK

WEATHER

COOL OFF AT SHAKE'S!
NOW AVAILABLE

GIFT CARDS

CLICK FOR COUPONS

BCC extends moratorium on impact fee collection

✉ 📄 a- A+

| June 29, 2011 | 0 Comments

By Stephen Kindland

Staff writer

GREEN COVE SPRINGS – County commissioners have extended a moratorium on transportation impact fees that essentially have never gone into effect since the fees first were imposed in 2008.

After an hour-long discussion during a Board of County Commissioners meeting held on Tuesday, June 28, commissioners voted 5-0 to defer collection of the fees from developers for at least another 12 months.

Meanwhile, County Manager Stephanie Kopelousos wants to examine whether the county would be better off charging developers "mobility" fees instead.

Mobility fees – a concept being promoted by the state Department of Community Affairs – basically are reduced transportation impact fees that are staggered according to development locations, such as urban and rural areas.

Mobility fees also are more flexible because the money they generate can be used for such items as transit shelters and pedestrian improvements for "walkable" communities in urban areas. Transportation impact fees can only be used for road improvements.

"I think there's lots of questions we need to answer, all kind of interrelated," Kopelousos said.

A handful of Florida counties already have adopted mobility fees as a method of managing growth, and other counties appear to be receptive to the concept. Such fees generally are set higher for urban areas -- where road systems and other infrastructure already exists -- and lower for outlying areas to encourage development.

Critics say mobility fees create urban sprawl, increase traffic and threaten drinking water supplies and natural resources.

Whether Clay County commissioners adopt mobility fees remains to be seen, although Commissioner Doug Conkey thinks they are inevitable.

"The outlying counties are looking at it pretty hard," he said toward the end of Tuesday's discussion. "That is going to be the new evolution."

He also said he thinks the county's best bet is to wait until information about mobility fees and other possible tax revenue mechanisms becomes clearer.

"There's just so much going on the next six months," Conkey said. "I'm hesitant to remove any options until I get to see where exactly this county stands from a budget standpoint."

Commissioners first adopted transportation impact fees three years ago, but collection of the fees was deferred until January 2009. In April 2009, the board approved a moratorium retroactive to the effective date due to the downturn in the economy.

Resources

ADVERTISEMENT

ADVERTISEMENT

ADVERTISEMENT

ADVERTISEMENT

Subsequent moratoriums kept the fees on hold through June 30, 2011.

And now, with another 12-month moratorium in place and the county looking for ways to pay for government services, frustration is beginning to build. Adding to the problem is the absence of a state-required updated study the county would have to pay for before transportation impact fees could be collected -- should the moratorium ever be lifted.

"We've got to have some income coming in from somewhere," Commissioner Chereese Stewart said. "Let's just get an answer.

"We're running out of money quick," she said. "We've got to figure something out."

Rate BCC extends moratorium on impact fee collection

★★★★☆ Ave. rating: 3.5 from 3 votes.

Excellent Very Good Good Fair Poor

Visitor Comments »

Be the first to leave a comment!

Submit a comment:

name: (15 chars max)

comment:

